

Town of Lancaster

TOWN PLANNING BOARD
21 Central Avenue
Lancaster, New York 14086

PLANNING BOARD AGENDA

Carlo Dirienzo, Chair
Town of Lancaster Planning Board

WHERE: Town Hall, 21 Central Avenue, Lancaster, NY 14086

DATE: May 3, 2023

7:00 P.M. ***Pledge of Allegiance***
Review minutes from the April 19, 2023 Planning Board Meeting
Review Communications List

Rezone & Site Plan Review - Project #2121, Banasik, 6218 Broadway, S.B.L. #117.00-1-1. Rezone of property to construct a small commercial building to use as an office and warehouse space for the storing of automobiles. Contact person is Christopher Saeli, Esq. 716-863-2323.

Amended Site Plan Review – Project #2010, 21 Pavement Road, LLC located at 21 Pavement Road, S.B.L. #116.08-1-71. Minor pavement expansion approximately 2,200 sq. ft. along the existing paved drive on the north end of the site.

Recreational Vehicle Code Revision Review – Chapter 400-16(D) Commercial +/- or unlicensed vehicles in residential areas.

Town of Lancaster
Local Law No. ____ of 2023

A Local Law amending the current and enacting a revised Chapter 400, Zoning, Article IV updating 400-16(D) “Commercial and/or unlicensed vehicles in residential areas.”

Be it hereby enacted by the Town Board of the Town of Lancaster as follows:

Article IV Residential Districts

D. Commercial and/or unlicensed vehicles in residential districts.

- (1) Principal garaging or open storage of any commercial vehicle, as defined in this chapter, is only permitted in the A-R District, except that one commercial vehicle, the rated capacity of which shall not exceed 3/4 ton, shall be permitted only if housed within a completely enclosed building.

E. Trailers, camper-trailers, campers, recreational vehicles or boats in residential districts.

- (1) One trailer, camper-trailer, camper, recreational vehicle, or boat may be parked on a driveway in the required front yard of any residence district, provided that:
 - (a) It shall not obstruct clear vision under § 400-35 of this chapter.
 - (b) It shall not be parked or stored within 10 feet of the front lot line.
 - (c) It shall not be parked or stored within five feet of any side lot line.
 - (d) If the stored or parked height exceeds 13.0 feet, total height from ground to the top of any roof-mounted apparatus, the vehicle shall be parked or stored in the rear yard or housed within a completely enclosed building.
 - (e) It shall comply with the provisions of Chapter 355, Vehicles, Abandoned, of this Code, including, without limitation:
 - i. The person having the property and/or title, including a person entitled to the use and possession of a vehicle subject to a security interest of another person, and also including any lessee or bailee of a vehicle having the use thereof under lease or otherwise shall be the same owner of the real property upon which the trailer, camper-trailer, camper, recreational vehicle, or boat is stored.
 - ii. As referenced above, the owner of real property shall be read to mean the legal owner, contract purchaser, tenant, lessee, occupant, subtenant, trustee, bailee, receiver or assignee of premises or real property located within the Town of Lancaster.
 - (f) It shall have been registered within the previous 12 months.

F. Formerly E

G. Formerly F